



**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY**

Caption in Compliance with D.N.J. LBR 9004-2C

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Attorneys for the Mortgagee  
File No. 093076B

**Order Filed on June 25, 2019  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey**

Case No.: 17-12342-ABA

Hearing Date: June 11, 2019

Judge: Andrew B. Altenburg Jr.

Chapter 13

In Re:

Daniel M Seddon  
Tiffany A. Seddon

Recommended Local Form

Followed

Modified

**ORDER RESOLVING MOTION TO VACATE STAY  
AND/OR MOTION TO DISMISS  
WITH CONDITIONS**

The relief set forth on the following pages, numbered two (2) through (3) is hereby **ORDERED**.

**DATED: June 25, 2019**



Honorable Andrew B. Altenburg, Jr.  
United States Bankruptcy Court

Applicant: Federal National Mortgage Association ("Fannie Mae")  
Applicant's Counsel: Rob Saltzman, Esquire  
Debtor's Counsel: Seymour Wasserstrum, Esquire  
Property Involved ("Collateral"): 202 Joffre Avenue, Middle Township, NJ 08210  
Relief Sought:  Motion for Relief From the Automatic Stay

For good cause shown, it is **ORDERED** that Applicant's Motion is resolved, subject to the following conditions:

1. Status of post-Petition arrearages:
  - The Debtor is overdue for three months, from April 1, 2019 to June 1, 2019.
  - The Debtor is overdue for three payments at \$1,095.35 per month.
  - Less suspense balance of \$1,103.52.

Total Arrearages Due \$2,182.53.
2. Debtor must cure all post-Petition arrearages as follows:
  - Beginning on July 1, 2019, regular monthly mortgage payments shall continue to be made in the amount of \$1,095.35.
  - Beginning on July 1, 2019, additional monthly cure payments shall be made in the amount of \$363.75 for five months and an additional payment of \$363.78 for the sixth month.
3. Payments to the Secured Creditor shall be made to the following address(es):
  - Regular monthly payments and Monthly cure payments:

Mr. Cooper  
PO Box 619094  
Dallas, TX 75261-9741
4. In the event of Default:
  - If the Debtor fails to make the immediate payment specified above or fails to make any regular monthly payment or the additional monthly cure payment within thirty (30) days of the

date the payments are due, then the Secured Creditor may obtain an Order Vacating the Automatic Stay as to the Collateral by filing, with the Bankruptcy Court, a Certification specifying the Debtor's failure to comply with this Order. At the time the Certification is filed with the court, a copy of the Certification shall be sent to the Chapter 13 Trustee, the Debtor and the Debtor's attorney.

5. Award of Attorney's Fees:

- The Applicant is awarded attorneys fees of \$350.00, and costs of \$181.00.

The fees and costs are payable:

- through the Chapter 13 Plan.

**Certificate of Notice Page 4 of 4**  
**United States Bankruptcy Court**  
**District of New Jersey**

In re:  
 Daniel M Seddon  
 Tiffany A Seddon  
 Debtors

Case No. 17-12342-ABA  
 Chapter 13

**CERTIFICATE OF NOTICE**

District/off: 0312-1

User: admin  
 Form ID: pdf903

Page 1 of 1  
 Total Noticed: 1

Date Rcvd: Jun 25, 2019

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 27, 2019.

db/jdb +Daniel M Seddon, Tiffany A Seddon, 202 Joffre Ave, Cape May Court House, NJ 08210-2710

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
 NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Jun 27, 2019

Signature: /s/Joseph Speetjens

**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 25, 2019 at the address(es) listed below:

Denise E. Carlon on behalf of Creditor Medallion Bank dcarlon@kmllawgroup.com, bkgroup@kmllawgroup.com  
 Isabel C. Balboa ecfmail@standingtrustee.com, summarymail@standingtrustee.com  
 Maria Cozzini on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper mcozzini@sternlav.com  
 Robert P. Saltzman on behalf of Creditor Federal National Mortgage Association ("Fannie Mae") c/o Nationstar Mortgage LLC d/b/a Mr. Cooper dnj@pbslaw.org  
 Robert P. Saltzman on behalf of Creditor Federal National Mortgage Association ("Fannie Mae") dnj@pbslaw.org  
 Robert P. Saltzman on behalf of Creditor Seterus, Inc., as authorized subservicer for Federal National Mortgage Association ("Fannie Mae"), a corporation organized and existing under the laws of the United States of America dnj@pbslaw.org  
 Seymour Wasserstrum on behalf of Joint Debtor Tiffany A Seddon mylawyer7@aol.com, ecf@seymourlaw.net  
 Seymour Wasserstrum on behalf of Debtor Daniel M Seddon mylawyer7@aol.com, ecf@seymourlaw.net  
 U.S. Trustee USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 9